



Planning, Development, &
Transportation Department
Planning Division
305 Chestnut Street
PO Box 1810
Wilmington, NC 28402-1810

910 254-0900
910 341-3264 fax
wilmingtonnc.gov

July 26, 2018

Mr. Todd Simmons
Freeland & Kauffman, Inc.
209 West Stone Avenue
Greenville, SC, 29609

RE: **AAA Car Wash South College Road** project, located at 3430 South College Road

Please make note of the conditions for the release as they appear on the attached release letter. These conditions must be followed and met in order for the construction to be approved. ***Prior to beginning any construction or grading on the site, you must have a pre-construction meeting between City staff and the project's representatives. Any violation of this condition will result in an immediate stop work order and other civil penalties. Please contact our zoning office at 254-0900 to schedule the preconstruction meeting.***

All construction on the site must be in accordance with the City of Wilmington standards and the approved construction plans stamped by the City. All trees and areas designated to be saved or protected must be properly barricaded and/or marked throughout construction. In addition please be aware that to obtain a final zoning inspection for this construction project, the appropriate departments within the City of Wilmington must perform and approve final inspections.

To arrange for inspections please contact the assigned Zoning Enforcement Officer, at 254-0900. Staff will coordinate the inspections and provide a punch-list to the Developer within 5 working days. Upon correction of the punch-list items, a final inspection will be performed. ***NOTE: Zoning will not issue final approval until all requirements of the City of Wilmington are fulfilled.***

Please also be advised that any party aggrieved by the issuance of this approval may file a notice of appeal to the City Clerk within 30 days of receipt of active or constructive notice of this decision. It shall be presumed that all persons with standing to appeal have constructive notice of the decision from the date a sign containing the words "Zoning Decision" or "Subdivision Decision" in letters at least six inches high and identifying the means to contact an official for information about the decision is prominently posted on the property that is the subject of the decision, provided the sign remains on the property for at least 10 days. Posting of signs is not the only form of constructive notice. Any such posting shall be the responsibility of the landowner or applicant. Verification of the posting shall be provided to the official who made the decision. Absent an ordinance provision to the contrary, posting of signs shall not be required.

The City thanks you for your investment in our community and we look forward to working with you towards the construction of a quality development project.

Sincerely,


Megan Crowe
Associate Planner



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910 254-0900
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Dial 711 TTY/Voice

TRANSMITTAL LETTER

TO: John Barham, Zoning Enforcement Inspector
DATE: July 26, 2018
SUBJECT: **AAA Car Wash South College Road Project # 2018003**
LOCATION: 3430 South College Road

The following items are being sent to you via this package.

| QUAN. | DWG./NO. | DESCRIPTION |
|-------|---------------|---|
| 1 | Dated 6/27/18 | AAA Car Wash South College Road Approved Plans |
| 1 | Dated 5/8/18 | Approved Tree Preservation Permit |
| 1 | Dated 5/14/18 | NHC Grading Permit #7-18 Revision 5 |
| 1 | Dated 6/28/18 | City Comprehensive Stormwater Management Permit No. 2018025 |
| 1 | Dated 3/20/18 | Approved Driveway Variance |
| 1 | Dated 5/29/18 | Duke Transmission Line Approval |

REMARKS: The **AAA Car Wash South College Road** project, located at 3430 South College Road, is hereby conditionally released for construction. The following conditions must be satisfied as part of this release:

- A. A PRE-CONSTRUCTION MEETING MUST BE HELD BETWEEN THE SITE CONTRACTOR AND CITY STAFF PRIOR TO ANY SITE WORK, TREE REMOVAL, CLEARING, OR GRADING BEGINNING ON THE SITE. FAILURE TO COMPLY WILL RESULT IN IMMEDIATE CIVIL PENALTIES. CONTACT 910-254-0900.
- B. ANY TREES, INCLUDING THE CRITICAL ROOT ZONE AREA, AND/OR AREA DESIGNATED TO BE SAVED MUST BE PROPERLY BARRICADED OR MARKED WITH FENCING AND PROTECTED THROUGHOUT CONSTRUCTION TO INSURE THAT NO CLEARING AND GRADING WILL OCCUR IN THOSE AREAS.
- C. NO EQUIPMENT IS ALLOWED ON THE SITE AND NO CONSTRUCTION OF ANY BUILDING, STRUCTURE, WALL, UTILITIES, INFRASTRUCTURE, ETC., OF ANY KIND, INCLUDING FOOTINGS AND BUILDING SLABS, WILL BE PERMITTED UNTIL:
 1. ALL TREE PROTECTION FENCING AND SILT FENCING HAS BEEN INSTALLED
 2. BETH WETHERILL HAS FORMALLY ISSUED THE GRADING PERMIT AND AUTHORIZED THE ACTIVITY
 3. THE CFPWA HAS AUTHORIZED THE WATER AND SEWER ACTIVITIES. THE CONTRACTOR MUST HAVE A PRECON WITH CFPWA 332-6560.
 4. THE CITY ZONING INSPECTOR AUTHORIZES THE ACTIVITY.

- D. A COPY OF THE RECORDED MAP SHOWING REQUIRED PUBLIC DRAINAGE EASEMENTS, PUBLIC ACCESS EASEMENTS, AND RIGHTS-OF-WAY FOR THE PROJECT MUST BE SUBMITTED PRIOR TO ISSUANCE OF THE FINAL ZONING APPROVAL.**
- E. THIS DEVELOPMENT SHALL COMPLY WITH ALL LOCAL, CITY TECHNICAL STANDARDS, REGIONAL, STATE AND FEDERAL DEVELOPMENT REGULATIONS.**
- F. ALL APPLICABLE TRC REQUIREMENTS SHALL BE COMPLETED PRIOR TO ISSUANCE OF THE FINAL ZONING APPROVAL.**
- G. PER THE REQUIREMENTS OF THE STORMWATER PERMIT, THE FOLLOWING SHALL OCCUR PRIOR TO ISSUANCE OF A CERTIFICATE OF OCCUPANCY OR OPERATION OF THE PERMITTED FACILITY:**
 - AS-BUILT DRAWINGS FOR ALL STORMWATER MANAGEMENT FACILITIES SHALL BE SUBMITTED TO THE CITY OF WILMINGTON ENGINEERING DIVISION.**
 - AN ENGINEER'S CERTIFICATION SHALL ALSO BE SUBMITTED, ALONG WITH ALL SUPPORTING DOCUMENTATION THAT SPECIFIES, UNDER SEAL THAT THE AS-BUILT STORMWATER MEASURES, CONTROLS AND DEVICES ARE IN COMPLIANCE WITH THE APPROVED STORMWATER MANAGEMENT PLANS.**
 - A FINAL INSPECTION IS REQUIRED BY CITY OF WILMINGTON ENGINEERING PERSONNEL (910) 341-5856.**
- H. PRIOR TO A FINAL INSPECTION, A WALKTHROUGH WITH CITY INSPECTIONS SHALL TAKE PLACE TO VERIFY COMPLETENESS OF SITE WORK IN ROW. ANY MATERIAL TEST REPORTS AND STORMWATER VIDEOS AS REQUIRED SHALL BE SUBMITTED PRIOR TO AND APPROVED BY CITY ENGINEERING. PLEASE CONTACT THE CITY ENGINEERING DIVISION AT 910.341.0094.**
- I. NO CONSTRUCTION ACTIVITY SHALL OCCUR WITHIN THE NORTH CAROLINA DEPARTMENT OF TRANSPORTATION (NCDOT) RIGHT-OF-WAY UNTIL ALL NCDOT PERMITS HAVE BEEN ISSUED AND RECEIVED BY THE CITY. ALL IMPROVEMENTS REQUIRED SHALL BE INSTALLED AND APPROVED BY NCDOT PRIOR TO ISSUANCE OF A CERTIFICATE OF OCCUPANCY.**
- J. THE DEVELOPER ASSUMES ALL RISKS AND PENALTIES WITH ANY DELAY OR STOP WORK ORDER ASSOCIATED WITH THE VIOLATION OF THIS RELEASE. THE DEVELOPER ACKNOWLEDGES THE CONDITIONS OF THIS RELEASE AND ASSUMES ALL RESPONSIBILITIES AND RISKS ASSOCIATED WITH IT. THE CITY OF WILMINGTON WILL NOT BE HELD LIABLE FOR ANY COSTS ASSOCIATED WITH THE CONSTRUCTION RELEASE.**
- K. APPROVAL OF A SITE PLAN SHALL EXPIRE AFTER EIGHTEEN (18) MONTHS FROM THE DATE OF SUCH APPROVAL IF THE APPLICANT HAS FAILED TO MAKE SUBSTANTIAL PROGRESS ON THE SITE. THE TECHNICAL REVIEW COMMITTEE MAY GRANT A SINGLE, SIX-MONTH EXTENSION OF THIS TIME LIMIT FOR MAJOR AND MINOR SITE PLANS, FOR GOOD CAUSE SHOWN, UPON RECEIVING A REQUEST FROM THE APPLICANT BEFORE THE EXPIRATION OF THE APPROVED PLAN. IN THE EVENT APPROVAL OF A SITE PLAN HAS EXPIRED, FOR WHATEVER REASONS, THE OWNER AND/OR APPLICANT WILL BE REQUIRED TO RESUBMIT FOR APPROVAL OF A SITE PLAN THAT MEETS CURRENT DEVELOPMENT STANDARDS UNLESS OTHERWISE NOTED IN THIS CHAPTER.**

**L. IF THE CONDITIONS LISTED ABOVE ARE VIOLATED, A STOP WORK ORDER
WILL BE ISSUED.**

Please notify New Hanover County Building Inspections of this release.

Signature: _____



Megan Crowe, Associate Planner

| | |
|-----------------------|--|
| Copy: Todd Simmons | Applicant (e-mail only) |
| David Parsons | Owner (e-mail only) |
| Bret Russell | Construction Manager |
| Rob Gordon | Engineering |
| Jim Quinn | Stormwater Specialist |
| Aaron Reese | Urban Forestry |
| Rich Christensen | Engineering (email only) |
| Trent Butler | Engineering (email only) |
| Chris Elrod | Wilmington Fire Department (e-mail only) |
| Chris Walker | Wilmington Fire Department (e-mail only) |
| Brian Blackmon | Surveyor (e-mail only) |
| Jim Sahlie | GIS Addressing (e-mail only) |
| Bill McDow | Traffic Engineering (e-mail only) |
| Mitesh Baxi | Traffic Engineering (e-mail only) |
| Don Bennett | Traffic Engineering (e-mail only) |
| Bernice Johnson | CFPUA (e-mail letter only) |
| Beth Easley Wetherill | NHC Erosion Control (e-mail only) |
| Michelle Hutchinson | GIS Engineer (e-mail only) |
| Amy Beatty | Community Services (e-mail only) |
| Ryan O'Reilly | Community Services (e-mail only) |
| Joan Mancuso | City Zoning (email only) |
| Amy Schaefer | City Attorney's Office (email only) |
| Amy Dukes | City Attorney's Office (email only) |

File: **AAA Car Wash South College Road**

Project File # 2018003



Department of Planning,
Development and Transportation
Planning Division
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PO Box 1810
Wilmington, NC 28402-1810

910 254-0900
910 341-3264 fax
www.wilmingtonnc.gov
Dial 711 TTY/Voice

APPROVED: ☒ DENIED: ☐

PERMIT #: TP 18-183

Application for Tree Removal Permit

Name of Applicant: AAA Carolinas, Inc Phone: 704-569-7828 Date: 2/14/18

Name of Property Owner: Jilken Properties, LLC / George Guerry Phone: 910.395.4249 / 910.799.9595

Property Owner Address: 515 Macon CT Wilmington NC 28412 / 3430 S. College Rd Wilmington NC 28412

Address of Proposed Tree Removal: 3420 & 3430 S. College Rd Wilmington NC 28412

Description of tree(s) to be removed/reason for removal: (provide attachment if necessary)

- | | | |
|---|---|--|
| 1. <u>R</u> (1) 10" Holly <input checked="" type="checkbox"/> | 6. <u>S</u> (1) 7" Oak <input checked="" type="checkbox"/> <u>not regulated</u> | <u>R</u> (1) 15" Oak <input checked="" type="checkbox"/> |
| 2. <u>R</u> (1) 14" Pine <input checked="" type="checkbox"/> | 7. <u>R</u> (3) 8" Oak <input checked="" type="checkbox"/> | <u>R</u> (2) 16" Oak <input checked="" type="checkbox"/> |
| 3. <u>R</u> (3) 18" Pine <input checked="" type="checkbox"/> | 8. <u>R</u> (1) 10" Oak <input checked="" type="checkbox"/> | <u>R</u> (2) 10" Cedar <input checked="" type="checkbox"/> |
| 4. <u>R</u> (1) 20" Pine <input checked="" type="checkbox"/> | 9. <u>R</u> (1) 12" Oak <input checked="" type="checkbox"/> | <u>R</u> (1) 12" Pine <input checked="" type="checkbox"/> |
| 5. <u>S</u> (2) 24" Pine <input checked="" type="checkbox"/> | 10. <u>R</u> (2) 17" Oak <input checked="" type="checkbox"/> | |

*All trees to be removed for development/construction on new AAA Car Wash

Description of Replacement Tree(s): Replacement trees placed per City of Wilmington Landscape Ordinance. We are proposing to install significant landscaping along the back property line of the site. Please see attached landscape plan for reference.

I, David Parsons, certify that the property owner has given me permission to apply for this permit on his/her behalf.

Applicant Signature: [Signature]

Date: 2/14/2018

*****FOR OFFICIAL USE ONLY*****

Reviewed By: umc

Date: 5/8/2018

Remarks: Mitigation (32 trees) required for significant tree removal. All regulated trees considered essential site — no mitigation required
ALL WORK MUST BE IN COMPLIANCE WITH THE CITY LAND DEVELOPMENT CODE, ARTICLE 8, LANDSCAPING AND TREE PRESERVATION.

NEW CONSTRUCTION: ☐ EXPANSION: ☐ OTHER: ☐ PAID: umc pcd

Tree Preservation Permit Fees

| | |
|-----------------------|----------|
| Less than 1 acre | \$25.00 |
| 1-5 acres | \$50.00 |
| 5-10 acres | \$100.00 |
| Greater than 10 acres | \$150.00 |

RECEIVED

APR 10 2018

PLANNING DIVISION



NEW HANOVER COUNTY

Engineering Department
230 Government Center Drive • Suite 160
Wilmington, North Carolina 28403
TELEPHONE (910)-798-7139
Fax (910) 798-705

Beth E. Wetherill, C.P.E.S.C.
Soil Erosion Specialist

May 14, 2018

ONB Properties H, LLC
6600 AAA Drive,
Charlotte, North Carolina 28212

RE: Grading Permit #7-18, AAA Car Wash S. College Road

Dear Mr. David Parsons:

This office has reviewed the revised subject sedimentation and erosion control plan. We find the plan to be acceptable with performance reservations and modifications.

Please read the permit conditions carefully and return the signed blue original to our office and keep the copy for your records.

A preconstruction meeting is optional prior to any land disturbing activity on this project. Please contact me at (910) 798-7139 if you would like to schedule this meeting in our office. If you choose not to have the preconstruction meeting, **please contact us with the date land disturbing activity will take place onsite and once the initial erosion control measures are installed.**

Please be advised that a copy of the approved soil erosion plan, a copy of the grading permit, a rain gauge and the Combined Inspection Reports must be available at all times at the site.

New Hanover County's Erosion and Sedimentation Control Program is performance oriented requiring protection of the natural resources and adjoining properties. If following the commencement of the project, it is determined that the plan is inadequate to meet the requirements of the New Hanover County's Erosion and Sedimentation Control Ordinance, this office may require revisions in the plan and its implementation to insure compliance with the ordinance.

This permit will not preclude any other permits or approvals necessary for beginning or completing this development. It is the owner's responsibility to have all the approvals or permits that are required prior to beginning construction. Approval of an erosion control plan is conditioned on the applicant's compliance with Federal and State Water Quality laws, regulations and rules.

Respectfully yours,

Beth Easley Wetherill

Beth Easley Wetherill
NHC Soil Erosion Specialist

cc: Todd Simmons PE, Freeland & Kauffman, Inc.
Megan Crowe Associate Planner, City of Wilmington



Permit for a Land Disturbing Activity

New Hanover County
Department of Engineering
230 Government Center Drive - Suite 160
Wilmington, North Carolina 28403
(910) 798-7139

As authorized by the New Hanover County Erosion and Sedimentation Control Ordinance

This permit issued to ONB Properties H, LLC authorizes the development of 1.09 acres of land at 3420 & 3430 S. College Road for AAA Car Wash in New Hanover County with performance reservations and modifications. This permit issued on May 14, 2018 is subject to compliance with the application and site drawings, all applicable regulations and special conditions and notes set forth below. Any plan modifications must be approved by this office prior to field changes.

It is understood by the applicant that a representative of New Hanover County's Engineering Department may inspect the site at any time following the issuance of this Permit. A copy of the approved Soil Erosion Control Plan, this permit, a rain gauge and copies of the Combined Self-Monitoring and Self Inspection Reports must be available at all times at the site.

Failure to execute the provisions of this permit and the approved Soil Erosion Plan, or any other provisions of the New Hanover County Soil Erosion and Sedimentation Control Ordinance, may result in immediate legal action by the County to the limits prescribed by the Ordinance. If the measures outlined on the approved Soil Erosion Control Plan and this Permit prove insufficient, additional Erosion Control measures can and will be required which in turn will be considered provisions of this Permit. This Permit does not preclude any other permits or approvals necessary for beginning or completing this development. Approval of an erosion control plan is conditioned on the applicant's compliance with Federal and State laws, regulations and rules. It is the Permittee's responsibility to obtain all necessary permits and approvals.

SPECIAL CONDITIONS

(THESE CONDITIONS MUST BE FOLLOWED IN ADDITION TO THE PLANS AND SPECIFICATIONS)

- *All the soil erosion control measures will be installed as the site is cleared and maintained throughout construction. These include a construction entrance, silt fence, sediment tubes, a concrete washout, inlet and outlet protection and installation of the underground stormwater system.
- *Tree Removal Permits and/or Approvals are required from the City of Wilmington and/or New Hanover County prior to issuance of this permit and clearing the site.
- *Silt fence stakes must be steel and will be placed **six feet apart without wire reinforcement or eight feet apart with wire reinforcement**. Silt fence is not allowed as inlet protection.
- *This permit does not preclude any permits or approvals which may be necessary such as City of Wilmington or New Hanover County Stormwater, NCDENR Water Quality, C.A.M.A., and the US Army Corps. of Engineers, DEM Solid Waste or any other agencies.
- *No sediment shall leave the site.
- *If plan revisions are necessary you must submit a copy to this office for approval prior to any field changes.
- *If soil is brought onto this site or removed from this site, it must come from or be taken to an approved or permitted site to be identified to this office prior to being brought onsite or removal from the site.

*All City and/or County and State drainage and stormwater requirements will be adhered to.

*If these measures fail to adequately control erosion, more restrictive measures will be required.

*If any phase of grading ceases for more than 15 working days, the site will be temporarily stabilized.

*All slopes must be stabilized within 21 calendar days of any phase of activity.

The approval of an erosion control plan is conditioned on the applicant's compliance with Federal and State Water Quality laws, regulations and rules.

***Note the required rates for seed, lime, fertilizer and mulch in your seeding specifications.**

***Enclosed is a Combined Self-Monitoring and Self-Inspection Form that meets the requirements of both the NPDES Stormwater Permit for Construction Activities, NCG 010000 reporting and the Land Resources Self Inspection Program that satisfies the requirements of the Sedimentation Pollution Control Act. These are mentioned below with specific requirements for each program. These reports are the responsibility of the property owner. They require a rain gauge onsite, inspections and reporting every 7 calendar days and within 24 hours of every ½ inch rain per 24-hour period and at specific phases of construction. Additional copies of this Combined Construction Inspection Report can be found at <http://portal.ncdenr.org/web/lr/erosion> . Reports must be available onsite at all times. If you have questions, please contact New Hanover County Engineering (910) 798-7139 or the Land Quality Section at the NCDENR Regional office at (910) 796-7215.**

***Note the NPDES information from the State for sites disturbing 1 acre or more and the reporting requirements. All NEW projects permitted after August 3, 2011 must include the following surface water withdrawal locations and stabilization requirement designations on the plan in order to qualify for coverage under the most recent NPDES Construction General Permit. All settling basins must have outlet structures that withdraw water from the surface, with the exception of basins or traps that have a drainage area of less than 1 acre. The NPDES permit also requires ground cover within 14 calendar days on disturbed flat areas and ground cover within 7 calendar days on all areas within HQW Zones, perimeter dikes, swales, ditches, perimeter slopes and all slopes steeper than 3:1. Exceptions include slopes that are 10 feet or less in length and not steeper than 2:1 which must be stabilized within 14 calendar days and slopes greater than 50 feet which must be stabilized within 7 calendar days. It requires inspections of all erosion control measures and reporting every 7 days and within 24 hours of every ½ inch rain event in a 24-hour period. This permit also includes other new requirements which are listed in the text of the NPDES Stormwater Discharge Permit for Construction Activities, which is attached to the original copy of each land disturbing permit.**

***Note the Land Resources Self Inspection Program Requirements. This program is separate from the NPDES reporting and requires inspection and documentation after each phase of construction. These phases include: Installation of perimeter erosion control measures, Clearing and Grubbing of existing ground cover, Completion of any phase of grading of slopes or fills, Installation of storm drainage facilities, Completion of construction or development, Establishment of permanent ground cover sufficient to restrain erosion and any Deviation from the approved plan.**

***Pre-construction meetings are optional. Contact Beth E. Wetherill at (910) 798-7139 to set up a meeting prior to land disturbing activity onsite. If you do not choose to have a preconstruction meeting prior to starting work on site, you should contact us when activity begins.**

This Permit will expire one year from date of issue if no construction activity begins on site. This permit may not be amended or transferred to another party without approval of this office.

Acknowledgment of receipt of Permit

Owner

Beth Easley Wetherill

Beth E. Wetherill, C.P.E.S.C.
Soil Erosion Specialist/New Hanover County

By (please print)

Signature

COMPREHENSIVE STORMWATER MANAGEMENT PERMIT

HIGH DENSITY DEVELOPMENT

SECTION 1 – APPROVAL

Having reviewed the application and all supporting materials, the City of Wilmington has determined that the application is complete and the proposed development meets the requirements of the City of Wilmington's Comprehensive Stormwater Ordinance.

PERMIT HOLDER: **ONB Properties H, LLC**
PROJECT: **AAA Car Wash - South College Road**
ADDRESS: **3420 & 3430 South College Road**
PERMIT #: **2018025**
DATE: **June 28, 2018**

Therefore, the above referenced site is hereby approved and subject to all conditions set forth in Section 2 of this approval and all applicable provisions of the City of Wilmington Comprehensive Stormwater Management Ordinance.

This permit shall be effective from the date of issuance until June 28, 2028 and shall be subject to the following specified conditions and limitations:

Section 2 - CONDITIONS

1. This approval is valid only for the stormwater management system as proposed on the approved stormwater management plans dated June 28, 2018.
2. The project will be limited to the amount and type of built-upon area indicated in Section IV of the Stormwater Management Application Form submitted as part of the approved stormwater permit application package, and per the approved plans.
3. This permit shall become void unless the facilities are constructed in accordance with the approved stormwater management plans, specifications and supporting documentation, including information provided in the application and supplements.
4. The runoff from all built-upon area within any permitted drainage area must be directed into the permitted stormwater control system for that drainage area.

5. The permittee shall submit a revised stormwater management application packet to the City of Wilmington and shall have received approval prior to construction, for any modification to the approved plans, including, but not limited to, those listed below:
 - a. Any revision to any item shown on the approved plans, including the stormwater management measures, built-upon area, details, etc.
 - b. Redesign or addition to the approved amount of built-upon area or to the drainage area.
 - c. Further subdivision, acquisition, lease or sale of any part of the project area.
 - d. Filling in, altering, or piping of any vegetative conveyance shown on the approved plan.
 - e. Construction of any permitted future areas shown on the approved plans.
6. A copy of the approved plans and specifications shall be maintained on file by the Permittee.
7. During construction, erosion shall be kept to a minimum and any eroded areas of the system will be repaired immediately.
8. If the stormwater system was used as an Erosion Control device, it must be restored to design condition prior to operation as a stormwater treatment device, and prior to issuance of any certificate of occupancy for the project.
9. All areas must be maintained in a permanently stabilized condition. If vegetated, permanent seeding requirements must follow the guidelines established in the North Carolina Erosion and Sediment Control Planning and Design Manual unless an alternative is specified and approved by the City of Wilmington.
10. All applicable operation & maintenance agreements and easements pertaining to each stormwater treatment system shall be referenced on the final plat and recorded with the Register of Deeds upon final plat approval. If no plat is recorded for the site the operation and maintenance agreements and easements shall be recorded with the Register of Deeds so as to appear in the chain of title of all subsequent purchasers under generally accepted searching standards.
11. The stormwater management system shall be constructed in its entirety, vegetated and operational for its intended use prior to the construction of any built-upon surface unless prior approval is obtained. City Staff must be notified of any deviation prior to construction of the built-upon surface. Any deviation request shall include justification and must propose an alternative timeline or construction sequence. Notification shall not constitute approval. Any alternative timeline approved by City staff shall become an enforceable component of this permit.

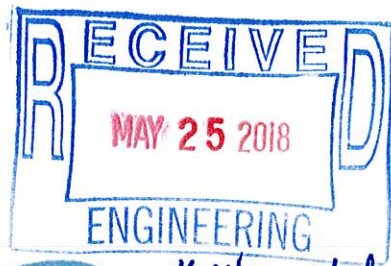
12. The permittee shall at all times provide the operation and maintenance necessary to assure the permitted stormwater system functions at optimum efficiency. The approved Operation and Maintenance Agreement must be followed in its entirety and maintenance must occur at the scheduled intervals including, but not limited to:
 - a. Scheduled inspections (interval noted on the agreement).
 - b. Sediment removal.
 - c. Mowing and revegetation of slopes and the vegetated areas.
 - d. Maintenance of landscape plants, including those within the landscape buffer and on the vegetated shelf.
 - e. Immediate repair of eroded areas, especially slopes.
 - f. Debris removal and unclogging of outlet structure, orifice device, flow spreader, catch basins and/or piping.
 - g. Access to the outlet structure must be available at all times.
13. Records of inspection, maintenance and repair for the permitted stormwater system must be kept by the permittee for at least 5 years from the date of record and made available upon request to authorized personnel of the City of Wilmington. The records will indicate the date, activity, name of person performing the work and what actions were taken.
14. Upon completion of construction, before a Certificate of Occupancy shall be granted, and prior to operation or intended use of this permitted facility, the applicant shall submit to the City of Wilmington as-built plans for all stormwater management facilities. The plans shall show the final design specifications and the field location, type, depth, invert and planted vegetation of all measures, controls and devices, as-installed. A certification shall be submitted, along with all supporting documentation that specifies, under seal that the as-built stormwater measures, controls and devices are in compliance with the approved stormwater management plans. A final inspection by City of Wilmington personnel will be required prior to issuance of a certificate of occupancy or operation of the permitted facility.
15. This permit is not transferable except after application and approval by the City of Wilmington. In the event of a change of ownership, name change or change of address the permittee must submit a completed Name/Ownership Change form to the City of Wilmington at least 30 days prior to the change. It shall be signed by all applicable parties, and be accompanied by all required supporting documentation. Submittal of a complete application shall not be construed as an approved application. The application will be reviewed on its own merits by the City of Wilmington and may or may not be approved. The project must be in compliance with the terms of this permit in order for the transfer request to be considered. The permittee is responsible for compliance with all permit conditions until such time as the City of Wilmington approves the transfer request. Neither the sale of the project nor the conveyance of common area to a third party should be considered as an approved transfer of the permit.
16. Failure to abide by the conditions and limitations contained in this permit may subject the Permittee to enforcement action by the City of Wilmington, in accordance with Sections 18-52 and 18-53 and any other applicable section of the Land Development Code.

17. The City of Wilmington may notify the permittee when the permitted site does not meet one or more of the minimum requirements of the permit. Within the time frame specified in the notice, the permittee shall submit a written time schedule to the City of Wilmington for modifying the site to meet minimum requirements. The permittee shall provide copies of revised plans and certification in writing to the City of Wilmington that the changes have been made.
18. The issuance of this permit does not preclude the Permittee from complying with any and all statutes, rules, regulations, or ordinances, which may be imposed by other government agencies (local, state, and federal) having jurisdiction.
19. In the event that the facilities fail to perform satisfactorily, including the creation of nuisance conditions, the Permittee shall take immediate corrective action, including those as may be required by the City of Wilmington, such as the construction of additional or replacement stormwater management systems.
20. The permittee grants City of Wilmington Staff permission to enter the property during normal business hours for the purpose of inspecting all components of the permitted stormwater management facility.
21. The permit issued shall continue in force and effect until revoked or terminated by the City of Wilmington. The permit may be modified, revoked and reissued or terminated for cause. The filing of a request for a permit modification, revocation and re-issuance or termination does not stay any permit condition.
22. The approved stormwater management plans and all documentation submitted as part of the approved stormwater management permit application package for this project are incorporated by reference and are enforceable parts of the permit.
23. The permittee shall submit a renewal request with all required forms and documentation at least 180 days prior to the expiration date of this permit.
24. If any one or more of the conditions of this permit is found to be unenforceable or otherwise invalidated, all remaining conditions shall remain in full effect.

Stormwater Management Permit issued this the 28th day of June, 2018.



for Sterling Cheatham, City Manager
City of Wilmington



**unless noted otherwise*



Public Services
Engineering
212 Operations Center Dr
Wilmington, NC 28412
910 341-7807
910 341-5881 fax
wilmingtonnc.gov
Dial 711 TTY/Voice

STORMWATER MANAGEMENT PERMIT APPLICATION FORM (Form SWP 2.2)

I. GENERAL INFORMATION

1. Project Name (subdivision, facility, or establishment name - should be consistent with project name on plans, specifications, letters, operation and maintenance agreements, etc.):

AAA Car Wash - South College Road

2. Location of Project (street address):

3420 & 3430 South College Rd

City: Wilmington County: New Hanover Zip: 28412

3. Directions to project (from nearest major intersection):

+/- 550' north of the intersection of South College Rd & Bragg Dr

II. PERMIT INFORMATION

1. Specify the type of project (check one): Low Density High Density ☒ X
Drains to an Offsite Stormwater System Drainage Plan Other

If the project drains to an Offsite System, list the Stormwater Permit Number(s):

City of Wilmington: NA State - NCDENR/DWQ: NA

2. Is the project currently covered (whole or in part) by an existing City or State (NCDENR/DWQ) Stormwater Permit? Yes No ☒ X

If yes, list all applicable Stormwater Permit Numbers:

City of Wilmington: NA State - NCDENR/DWQ: NA

3. Additional Project Permit Requirements (check all applicable):

CAMA Major Sedimentation/Erosion Control ☒ X

NPDES Industrial Stormwater 404/401 Permit: Proposed Impacts: _____

If any of these permits have already been acquired please provide the Project Name, Project/Permit Number, issue date and the type of each permit:

NA

III. CONTACT INFORMATION

1. Print Applicant / Signing Official's name and title (specifically the developer, property owner, lessee, designated government official, individual, etc. who owns the project):

Applicant / Organization: ONB Properties H, LLC

Signing Official & Title: David Parsons

- a. Contact information for Applicant / Signing Official:

Street Address: 6600 AAA Drive

City: Charlotte State: NC Zip: 28212

Phone: 704.569.7828 Fax: _____ Email: deparsons@aaacarolinas.com

Mailing Address (if different than physical address): _____

City: _____ State: _____ Zip: _____

- b. Please check the appropriate box. The applicant listed above is:

☒ The property owner (Skip to item 3)

Lessee* (Attach a copy of the lease agreement and complete items 2 and 2a below)

Purchaser* (Attach a copy of the pending sales agreement and complete items 2 and 2a below)

Developer* (Complete items 2 and 2a below.)

2. Print Property Owner's name and title below, if you are the lessee, purchaser, or developer. (This is the person who owns the property that the project is on.)

Property Owner / Organization: _____

Signing Official & Title: _____

- a. Contact information for Property Owner:

Street Address: _____

City: _____ State: _____ Zip: _____

Phone: _____ Fax: _____ Email: _____

Mailing Address (if different than physical address): _____

City: _____ State: _____ Zip: _____

3. (Optional) Print the name and title of another contact such as the project's construction supervisor or another person who can answer questions about the project:

Other Contact Person / Organization: Freeland & Kauffman, Inc Attn: Todd Simmons

Signing Official & Title: Todd Simmons

a. Contact information for person listed in item 3 above:

Street Address: 209 West Stone Avenue

City: Greenville State: SC Zip: 29609

Phone: 864.672.3426 Fax: NA Email: tsimmons@fk-inc.com

Mailing Address (if different than physical address): NA

City: NA State: NA Zip: NA

IV. PROJECT INFORMATION

1. In the space provided below, briefly summarize how the stormwater runoff will be treated.
Stormwater will be treated by underground detention. The system will infiltrate the 25-yr storm resulting in no runoff from site up to 25-yr storm. Project shall treat runoff from first 1.5" of rainfall

2. Total Property Area: 39,771 square feet
3. Total Coastal Wetlands Area: NA square feet
4. Total Surface Water Area: NA square feet
5. Total Property Area (2) – Total Coastal Wetlands Area (3) – Total Surface Water Area (4) = Total Project Area: 39,771 square feet.
6. Existing Impervious Surface within Property Area: 17,558 square feet
7. Existing Impervious Surface to be Removed/Demolished: 17,558 square feet
8. Existing Impervious Surface to Remain: 0 square feet
9. Total Onsite (within property boundary) Newly Constructed Impervious Surface (*in square feet*): 20,875

| | |
|---|---------------|
| Buildings/Lots | 3,316 |
| Impervious Pavement | 16,432 |
| Pervious Pavement (adj. total, with 100 % credit applied) | 0 (6,675) |
| Impervious Sidewalks | 1,127 |
| Pervious Sidewalks (adj. total, with 100% credit applied) | 0 (252) |
| Other (describe) | NA |
| Future Development | NA |
| Total Onsite Newly Constructed Impervious Surface | 20,875 |

10. Total Onsite Impervious Surface
(Existing Impervious Surface to remain + Onsite Newly Constructed Impervious Surface) = 20,875 square feet
11. Project percent of impervious area: (Total Onsite Impervious Surface / Total Project Area) x100 = 53 %

12. Total Offsite Newly Constructed Impervious Area (improvements made outside of property boundary, in square feet):

| | |
|---|--------------|
| Impervious Pavement | 2,015 |
| Pervious Pavement (adj. total, with % credit applied) | NA |
| Impervious Sidewalks | NA |
| Pervious Sidewalks (adj. total, with % credit applied) | NA |
| Other (describe) | NA |
| Total Offsite Newly Constructed Impervious Surface | 2,015 |

13. Total Newly Constructed Impervious Surface

(Total Onsite + Offsite Newly Constructed Impervious Surface) = 22,890 square feet

14. Complete the following information for each Stormwater BMP drainage area. If there are more than three drainage areas in the project, attach an additional sheet with the information for each area provided in the same format as below. Low Density projects may omit this section and skip to Section V.

| Basin Information | Infiltration BMP BMP # | BMP # | BMP # |
|-------------------------------------|---------------------------|-------|-------|
| Receiving Stream Name | Barnard's Creek | | |
| Receiving Stream Index Number | 18-80 | | |
| Stream Classification | C, SW | | |
| Total Drainage Area (sf) | 31,367 | | |
| On-Site Drainage Area (sf) | 31,367 | | |
| Off-Site Drainage Area (sf) | 0 | | |
| Total Impervious Area (sf) | 20,875 | | |
| Buildings/Lots (sf) | 3,316 | | |
| Impervious Pavement (sf) | 16,432 | | |
| Pervious Pavement (sf) 100% CREDIT | 6,675 | | |
| Impervious Sidewalks (sf) | 1,127 | | |
| Pervious Sidewalks (sf) 100% CREDIT | 252 | | |
| Other (sf) | 0 | | |
| Future Development (sf) | 0 | | |
| Existing Impervious to remain (sf) | 0 | | |
| Offsite (sf) | 0 | | |
| Percent Impervious Area (%) | 66.55 | | |

15. How was the off-site impervious area listed above determined? Provide documentation:

V. SUBMITTAL REQUIREMENTS

1. Supplemental and Operation & Maintenance Forms - One applicable City of Wilmington Stormwater BMP supplement form and checklist must be submitted for **each** BMP specified for this project. One applicable proposed operation and maintenance (O&M) form must be submitted for **each type** of stormwater BMP. Once approved, the operation and maintenance forms must be referenced on the final plat and recorded with the register of deeds office.
2. Deed Restrictions and Restrictive Covenants - For all subdivisions, outparcels, and future development, the appropriate property restrictions and protective covenants are required to be recorded prior to the sale of any lot. Due to variability in lot sizes or the proposed BUA allocations, a table listing each lot number, lot size, and the allowable built-upon area must be provided as an attachment to the completed and notarized deed restriction form. The appropriate deed restrictions and protective covenants forms can be downloaded at the link listed in section V (3). Download the latest versions for each submittal.

In instances where the applicant is different than the property owner, it is the responsibility of the property owner to sign the deed restrictions and protective covenants form while the applicant is responsible for ensuring that the deed restrictions are recorded.

By the notarized signature(s) below, the permit holder(s) certify that the recorded property restrictions and protective covenants for this project, if required, shall include all the items required in the permit and listed on the forms available on the website, that the covenants will be binding on all parties and persons claiming under them, that they will run with the land, that the required covenants cannot be changed or deleted without concurrence from the City of Wilmington, and that they will be recorded prior to the sale of any lot.

3. Only complete application packages will be accepted and reviewed by the City. A complete package includes all of the items listed on the City Engineering Plan Review Checklist, including the fee. Copies of the Engineering Plan Review Checklist, all Forms, Deed Restrictions as well as detailed instructions on how to complete this application form may be downloaded from:

<http://www.wilmingtonnc.gov/PublicServices/Engineering/PlanReview/StormwaterPermits.aspx>

The complete application package should be submitted to the following address:

City of Wilmington – Engineering
Plan Review Section
212 Operations Center Dr
Wilmington, NC 28412

VI. CONSULTANT INFORMATION AND AUTHORIZATION

1. Applicant: Complete this section if you wish to designate authority to another individual and/or firm (such as a consulting engineer and /or firm) so that they may provide information on your behalf for this project (such as addressing requests for additional information).

Consulting Engineer: Todd Simmons

Consulting Firm: Freeland & Kauffman, Inc

- a. Contact information for consultant listed above:

Mailing Address: 209 West Stone Avenue

City: Greenville State: SC Zip: 29609

Phone: 864.672.3426 Fax: _____ Email: tsimmons@fk-inc.com

VII. PROPERTY OWNER AUTHORIZATION (If Section III(2) has been filled out, complete this section)

I, *(print or type name of person listed in Contact Information, item 2)* _____, certify that I own the property identified in this permit application, and thus give permission to *(print or type name of person listed in Contact Information, item 1)* _____ with *(print or type name of organization listed in Contact Information, item 1)* _____ to develop the project as currently proposed. A copy of the lease agreement or pending property sales contract has been provided with the submittal, which indicates the party responsible for the operation and maintenance of the stormwater system.

As the legal property owner I acknowledge, understand, and agree by my signature below, that if my designated agent *(entity listed in Contact Information, item 1)* dissolves their company and/or cancels or defaults on their lease agreement, or pending sale, responsibility for compliance with the City of Wilmington Stormwater Permit reverts back to me, the property owner. As the property owner, it is my responsibility to notify the City of Wilmington immediately and submit a completed Name/Ownership Change Form within 30 days; otherwise I will be operating a stormwater treatment facility without a valid permit. I understand that the operation of a stormwater treatment facility without a valid permit is a violation of the City of Wilmington Municipal Code of Ordinances and may result in appropriate enforcement including the assessment of civil penalties.

SEAL

Signature: _____

_____ Date: _____

I, _____, a Notary Public for the State of _____, County of _____, do

hereby certify that _____

personally appeared before me this day of _____, _____,

and acknowledge the due execution of the application for a stormwater permit. Witness my hand and official seal,

My commission expires: _____

VIII. APPLICANT'S CERTIFICATION

I, (print or type name of person listed in Contact Information, item 1) David E. Parsons certify that the information included on this permit application form is, to the best of my knowledge, correct and that the project will be constructed in conformance with the approved plans, that the required deed restrictions and protective covenants will be recorded, and that the proposed project complies with the requirements of the applicable stormwater rules under.

SEAL

Kristie Klaus
Notary Public
Mecklenburg County, North Carolina
My Commission Expires
December 29, 2021

Signature: David E. Parsons

Date: 5-1-18

I, Kristie Klaus, a Notary Public for the State of North Carolina, County of mecklenburg, do hereby certify that David E. Parsons personally appeared before me this 1 day of may, 2018, and acknowledge the due execution of the application for a stormwater

permit. Witness my hand and official seal,

Kristie Klaus
My commission expires: 12-29-2021

| | Quantity | Location(s) |
|---------------------------------|----------|---|
| Infiltration System | 1 | Located within the underground stormtech system |
| Bioretention Cell | | |
| Wet Pond | | |
| Stormwater Wetland | | |
| Permeable Pavement | 1 | Along Drive to the Proposed Car Wash |
| Sand Filter | | |
| Rainwater Harvesting | | |
| Green Roof | | |
| Level Spreader-Filter Strip | | |
| Disconnected Impervious Surface | | |
| Treatment Swale | | |
| Dry Pond | | |

AAA Car Wash - South College Road

3420 & 3430 South College Road

Wilmington NC 28412

| | |
|-------------------|--------------------------|
| Name and Title: | Todd Simmons |
| Organization: | Freeland & Kauffman, Inc |
| Street address: | 209 West Stone Avenue |
| City, State, Zip: | Greenville SC 29609 |
| Phone number(s): | 864.672.3426 |
| Email: | tsimmons@fk-inc.com |

Freeland & Kauffman, Inc.

209 West Stone Avenue

864.672.3426

tsimmons@fk-inc.com

A circular professional engineer seal for the State of North Carolina. The outer ring contains the text "NORTH CAROLINA" on the left and "ENGINEER" on the right. The inner ring contains the text "PROFESSIONAL" on the left and "BARRY T. SIMMONS" on the right. In the center, the word "SEAL" is positioned above the number "033322". The seal is surrounded by a decorative border of small dots.

5.24.18

Certification Statement:

I certify, under penalty of law: that this Supplement-EZ form and all supporting information were prepared under my direction or supervision;

- that the information provided in the form is, to the best of my knowledge and belief, true, accurate, and complete; and

- that the engineering plans, specifications, operation and maintenance agreements and other supporting information are consistent with the information provided here.

I am aware that there are significant penalties for submitting false information including the possibility of fines and imprisonment for knowing violations as well as a report being made to my professional board.



INFILTRATION SYSTEMS

AAA Car Wash - South College Road

| THE DRAINAGE AREA | | 3B | Break down of BUA in the drainage area (both new and existing): | | 1 |
|--|------------------|----------|---|--|-----------|
| Drainage area number | | sf | - Parking / driveway (sq ft) | | 16432 sf |
| Total coastal wetlands area (sq ft) | | sf | - Sidewalk (sq ft) | | 1127 sf |
| Total surface water area (sq ft) | | 31367 sf | - Roof (sq ft) | | 3316 sf |
| Total drainage area (sq ft) | | sf | - Roadway (sq ft) | | |
| BUA associated with existing development (sq ft) | | 20875 sf | - Other, please specify in the comment box below (sq ft) | | |
| Proposed new BUA (sq ft) | | 67% | Total BUA (sq ft) | | 20875 sf |
| Percent BUA of drainage area | | | | | |
| COMPLIANCE WITH THE APPLICABLE STORMWATER PROGRAM | | | | | |
| Stormwater program(s) that apply (please specify): | | | | | |
| NPDES Stormwater Permit | | | | | |
| GENERAL MDC FROM 02H .1050 | | | | | |
| #1 Is the SCM sized to treat the SW from all surfaces at build-out? | Yes | | #7 If applicable, with the SCM be cleaned out after construction? | | No |
| #2 Is the SCM located on or near contaminated soils? | No | | #8 Does the maintenance access comply with General MDC (8)? | | Yes |
| #3 What are the side slopes of the SCM (H:V)? | 1:1 | | #9 Does the drainage easement comply with General MDC (9)? | | NA |
| #3 Does the SCM have retaining walls, gabion walls or other engineered side slopes? | No | | #10 If the SCM is on a single family lot, does the plat comply with General MDC (10)? | | NA |
| #4 Are the inlets, outlets, and receiving stream protected from erosion (10-year storm)? | Yes | | #11 Is there an O&M Agreement that complies with General MDC (11)? | | Yes |
| #5 Is there a bypass for flows in excess of the design flow? | Yes | | #12 Is there an O&M Plan that complies with General MDC (12)? | | Yes |
| #6 What is the method for dewatering the SCM for maintenance? | Pump (preferred) | | #13 Was the SCM designed by an NC licensed professional? | | Yes |
| INFILTRATION SYSTEM MDC FROM 02H .1051 | | | | | |
| #1 SHWT elevation (fmsl) | 49 ft | | #5 Length (ft) | | see plans |
| #1 Was the soil investigated in the footprint and at the elevation of the infiltration system? | Yes | | #5 Width (ft) | | see plans |
| #1 Soil infiltration rate (in/hr) | 12.52 in/hr | | #5 Depth/Height (ft) | | 2.33 ft |
| #1 Briefly describe the hydraulic properties and characteristics of the soil profile: | | | #5 Surface area of the bottom of the infiltration system (sq feet) | | 14464 sf |
| Hydrolic Soil Group A | | | #5 Ponding depth of the design volume (in) | | 2 in |
| | | | #5 Estimated dewatering time (hours) | | 1 hrs |
| #2 SHWT elevation (fmsl) | 49 ft | | #5 For trenches only: Perforated pipe diameter, if applicable (inches) | | |
| #2 Bottom of the infiltration system (fmsl) | 50 ft | | #5 For trenches only: Number of laterals | | |
| #2 Is a detailed hydrogeologic study attached if the separation is between 1 and 2 feet? | Yes | | #5 For trenches only: Stone type, if applicable | | see plans |
| #3 Proposed slope of the subgrade surface (%) | 0% | | #5 For trenches only: Stone void ratio (%) | | 40% |
| #3 Are terraces or baffles provided? | No | | #5 For trenches only: Is stone free of fines? | | Yes |
| #4 Describe the pretreatment that will be provided: | | | #5 For trenches only: Is the stone wrapped in geotextile fabric? | | Yes |
| Stormtech isolator row will be used as pretreatment | | | #6 Is the infiltration system located underground? | | Yes |
| | | | #6 If so, has at least one infiltration port been provided? | | Yes |
| ADDITIONAL INFORMATION | | | | | |
| Please use this space to provide any information about this infiltration system that you think is relevant to the review. | | | | | |
| The site will satisfy stormwater quality and quantity requirements through the use of an underground detention and infiltration system. The underground system will be StormTech SC-310 chambers and will infiltrate up to the 25-yr storm event along with passing the 100-yr event. Pretreatment for the system will be the use of the StormTech Isolator Row. | | | | | |

PERMEABLE PAVEMENT

AAA Car Wash - South College Road

| THE DRAINAGE AREA | | | 1 |
|--|----------|---|---------|
| Drainage area number | see plan | | |
| Total coastal wetlands area (sq ft) | sf | | 1217 sf |
| Total surface water area (sq ft) | sf | | |
| Total drainage area (sq ft) | 7902 sf | | |
| BUA associated with existing development (sq ft) | sf | | |
| Proposed new BUA (sq ft) | 1217 sf | | |
| Percent BUA of drainage area | 15% | | |
| COMPLIANCE WITH THE APPLICABLE STORMWATER PROGRAM | | | |
| Stormwater program(s) that apply (please specify): | | | |
| NPDES Stormwater Permit | | | |
| GENERAL MDC FROM 02H .1050 | | | |
| #1 Is the SCM sized to treat the SW from all surfaces at build-out? | Yes | #7 If applicable, with the SCM be cleaned out after construction? | Yes |
| #2 Is the SCM located on or near contaminated soils? | No | #8 Does the maintenance access comply with General MDC (8)? | NA |
| #3 What are the side slopes of the SCM (H:V)? | NA | #9 Does the drainage easement comply with General MDC (9)? | NA |
| #4 Does the SCM have retaining walls, gabion walls or other engineered side slopes? | No | #10 If the SCM is on a single family lot, does the plat comply with General MDC (10)? | NA |
| #5 Are the inlets, outlets, and receiving stream protected from erosion (10-year storm)? | Yes | #11 Is there an O&M Agreement that complies with General MDC (11)? | Yes |
| #6 Is there a bypass for flows in excess of the design flow? | Yes | #12 Is there an O&M Plan that complies with General MDC (12)? | Yes |
| #6 What is the method for dewatering the SCM for maintenance? | NA | #13 Was the SCM designed by an NC licensed professional? | Yes |
| PERMEABLE PAVEMENT MDC FROM 02H .1055 | | | |
| #1 Was the soil investigated in the footprint and at the elevation of the infiltration system? | Yes | #6 How will the pavement surface be tested? | |
| #1 Briefly describe the hydraulic properties and characteristics of the soil profile: Hydrollic Soil Group A | | | |
| #2 SHWT elevation (fmsl) | 49 ft | #7 Area of permeable pavement to be installed (square feet) | 6685 sf |
| #2 Top of the subgrade (fmsl) | 51 ft | #7 Area of screened roof runoff that is directed to pavement (square feet) | 0 sf |
| #2 Storage elevation of the design rainfall depth (fmsl) | 52 ft | #7 Area of additional built-upon area runoff that is directed to pavement (square feet) | 0 sf |
| #2 Is a detailed hydrogeologic study attached if the separation is between 1 and 2 feet? | Yes | #7 Will runoff from pervious surfaces be directed away from the pavement? | Yes |
| #3 Will toxic pollutants be stored or handled on or near the permeable pavement? | No | #8 Dewatering time (hours) | 1 hrs |
| #4 Proposed slope of the subgrade surface (%) | 0% | #8 Is additional media being added to the soil profile? | No |
| #4 Are terraces or baffles provided? | No | #9 Is at least one observation well per terrace been provided at the low point(s)? | Yes |
| #5 Size of aggregate to be used in the subbase | #57 | #10 Is this a detention permeable pavement system? | No |
| #5 Aggregate depth (in) | 6 in | #10 If so, what is the drawdown time for the design storm? | NA |
| #5 Aggregate porosity (n) | 40% | #11 Have edge restraints been provided? | Yes |
| #5 Will the aggregate be washed? | Yes | #12 Will the subgrade be graded when dry? | Yes |
| #13 Will the permeable pavement be protected from sediment during construction? | | | |
| #13 Will an in-situ permeability test be conducted after site stabilization | | | |
| ADDITIONAL INFORMATION | | | |
| Please use this space to provide any additional information about this permeable pavement design that you think is relevant to the review. | | | |

Operation & Maintenance Agreement

Project Name: AAA Car Wash - South College Road
Project Location: 3430 South College Road

Cover Page

Maintenance records shall be kept on the following BMP(s). This maintenance record shall be kept in a log in a known set location. Any deficient BMP elements noted in the inspection will be corrected, repaired, or replaced **immediately**. These deficiencies can affect the integrity of structures, safety of the public, and the pollutant removal efficiency of the BMP(s).

The BMP(s) on this project include (check all that apply & corresponding O&M tables will be added automatically):

| | | | | |
|------------------------------|-----------|----|--------------|----------------------------|
| Bioretention Cell | Quantity: | | Location(s): | |
| Dry Detention Basin | Quantity: | | Location(s): | |
| Grassed Swale | Quantity: | | Location(s): | |
| Green Roof | Quantity: | | Location(s): | |
| Infiltration Basin | Quantity: | | Location(s): | |
| Infiltration Trench | Quantity: | 1 | Location(s): | Stormtech SC-310 Chambers |
| Level Spreader/VFS | Quantity: | | Location(s): | |
| Permeable Pavement | Quantity: | 1 | Location(s): | Entrance Drive to Car Wash |
| Proprietary System | Quantity: | | Location(s): | |
| Rainwater Harvesting | Quantity: | | Location(s): | |
| Sand Filter | Quantity: | | Location(s): | |
| Stormwater Wetland | Quantity: | | Location(s): | |
| Wet Detention Basin | Quantity: | | Location(s): | |
| Disconnected Impervious Area | Present: | No | Location(s): | |
| User Defined BMP | Present: | No | Location(s): | |

I acknowledge and agree by my signature below that I am responsible for the performance of the maintenance procedures listed for each BMP above, and attached O&M tables. I agree to notify NCDENR of any problems with the system or prior to any changes to the system or responsible party.

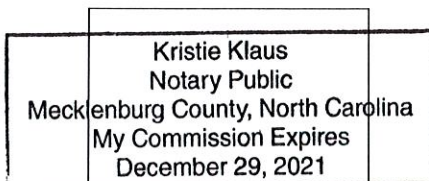
* Responsible Party: **David Parsons**
 Title & Organization: **ONB Properties H, LLC**
 Street address: **6600 AAA Drive**
 City, state, zip: **Charlotte NC 28212**
 Phone number(s): **704.569.7828**
 Email: **deparsons@aaacarolinas.com**

Signature: _____

Date: 5-1-18

I, Kristie Klaus, a Notary Public for the State of North Carolina
 County of Mecklenburg, do hereby certify that David E. Parsons
 personally appeared before me this 1 day of May 2018 and
 acknowledge the due execution of the Operations and Maintenance Agreement.

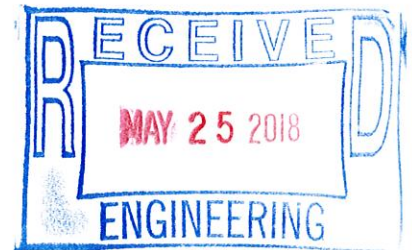
Witness my hand and official seal, _____



Seal

My commission expires

12-29-2021



Infiltration System Maintenance Requirements

Important maintenance procedures:

- The drainage area will be carefully managed to reduce The sediment load to The infiltration basin.
- Immediately after the infiltration basin is established, the vegetation will be watered twice weekly if needed until the plants become established (commonly six weeks).
- No portion of the infiltration basin will be fertilized after the initial fertilization that is required to establish the vegetation.
- The vegetation in and around the basin will be maintained at a height of approximately six inches.

After the infiltration basin is established, it shall be inspected **once a quarter and within 24 hours after every storm event greater than 1.0 inches (or 1.5 inches if in a Coastal County)**. Records of operation and maintenance shall be kept in a known set location and shall be available upon request.

Inspection activities shall be performed as follows. Any problems that are found shall be repaired immediately.

| BMP element: | Potential problem: | How to remediate the problem: |
|---|---|---|
| The entire BMP | Trash/debris is present. | Remove the trash/debris. |
| The perimeter of the infiltration basin | Areas of bare soil and/or erosive gullies have formed. | Regrade the soil if necessary to remove the gully, and then plant a ground cover and water until it is established. Provide lime and a one-time fertilizer application. |
| The inlet device: pipe or swale | The pipe is clogged (if applicable). | Unclog the pipe. Dispose of the sediment off-site. |
| | The pipe is cracked or otherwise damaged (if applicable). | Replace the pipe. |
| | Erosion is occurring in the swale (if applicable). | Regrade the swale if necessary to smooth it over and provide erosion control devices such as reinforced turf matting or riprap to avoid future problems with erosion. |
| The forebay | Sediment has accumulated and reduced the depth to 75% of the original design depth. | Search for the source of the sediment and remedy the problem if possible. Remove the sediment and dispose of it in a location where it will not cause impacts to streams or the BMP. |
| | Erosion has occurred or riprap is displaced. | Provide additional erosion protection such as reinforced turf matting or riprap if needed to prevent future erosion problems. |
| | Weeds are present. | Remove the weeds, preferably by hand. If pesticides are used, wipe them on the plants rather than spraying. |
| The main treatment area | A visible layer of sediment has accumulated. | Search for the source of the sediment and remedy the problem if possible. Remove the sediment and dispose of it in a location where it will not cause impacts to streams or the BMP. Replace any media that was removed in the process. Revegetate disturbed areas immediately. |
| | Water is standing more than 5 days after a storm event. | Replace the top few inches of filter media and see if this corrects the standing water problem. If so, revegetate immediately. If not, consult an appropriate professional for a more extensive repair. |
| | Weeds and noxious plants are growing in the main treatment area. | Remove the plants by hand or by wiping them with pesticide (do not spray). |
| The embankment | Shrubs or trees have started to grow on the embankment. | Remove shrubs or trees immediately. |
| | An annual inspection by an appropriate professional shows that the embankment needs repair. | Make all needed repairs. |
| The outlet device | Clogging has occurred. | Clean out the outlet device. Dispose of the sediment off-site. |
| | The outlet device is damaged | Repair or replace the outlet device. |

| | | |
|---------------------|---|---|
| The receiving water | Erosion or other signs of damage have occurred at the outlet. | Contact the local NC Department of Environment and Natural Resources Regional Office. |
|---------------------|---|---|

Permeable Pavement Maintenance Requirements

At all times, the pavement shall be kept free of:

- Debris and particulate matter through frequent blowing that removes such debris, particularly during the fall and spring.
- Piles of soil, sand, mulch, building materials or other materials that could deposit particulates on the pavement.
- Piles of snow and ice.
- Chemicals of all kinds, including deicers.

The permeable pavement will be inspected **once a quarter**. Records of operation and maintenance will be kept in a known set location and will be available upon request.

Inspection activities shall be performed as follows. Any problems that are found shall be repaired immediately.

| BMP element: | Potential problem: | How to remediate the problem: |
|---|--|--|
| The entire BMP | Trash/debris is present. | Remove the trash/debris. |
| The perimeter of the permeable pavement | Areas of bare soil and/or erosive gullies | Regrade the soil if necessary to remove the gully, then plant ground cover and water until established. |
| | A vegetated area drains toward the pavement. | Regrade the area so that it drains away from the pavement, then plant ground cover and water until established. |
| The inlet device | The pipe is clogged. | Unclog the pipe. Dispose of the sediment off-site. |
| | The pipe is cracked or otherwise damaged. | Replace the pipe. |
| | Erosion is occurring in the swale. | Regrade the swale if necessary to smooth it over and provide erosion control devices such as reinforced turf matting or riprap to avoid future problems with erosion. |
| | Stone verge is clogged or covered in sediment (if applicable). | Remove sediment and replace with clean stone. |
| The surface of the permeable pavement | Trash/debris present | Remove the trash/debris. |
| | Weeds | Do not pull the weeds (may pull out media as well). Spray them with a systemic herbicide such as glyphosate and then return within the week to remove them by hand. (Another option is to pour boiling water on them or steam them.) |
| | Sediment | Vacuum sweep the pavement. |
| | Rutting, cracking or slumping or damaged structure | Consult an appropriate professional. |
| Observation well | Water present more than five days after a storm event | Clean out clogged underdrain pipes. Consult an appropriate professional for clogged soil subgrade. |
| Educational sign | Missing or is damaged. | Replace the sign. |
| The outlet device | Clogging has occurred. | Clean out the outlet device. Dispose of the sediment off-site. |
| | The outlet device is damaged | Repair or replace the outlet device. |
| The receiving water | Erosion or other signs of damage have occurred at the outlet. | Contact the local NC Department of Environment and Natural Resources Regional Office. |

**Public Services**

Engineering
P.O. Box 1810
Wilmington, NC 28402-1810
910 341-7807
910 341-5881 fax
wilmingtonnc.gov
Dial 711 TTY/Voice



Via e-mail: tsimmons@fk-inc.com

March 20, 2018

Mr. Todd Simmons, PE
Freeland and Kaufman, Inc.
209 West Stone Avenue
Greenville, SC 29609

Re: Administrative Variance Requests – AAA Car Wash

Dear Mr. Simmons:

On behalf of the City Engineer, I have reviewed your request for a waiver and rendered the following decision:

Minimum Side Property Line Offset

☒ Granted

☐ Denied

Technical Standard: Chapter VII (Traffic Engineering), Section C 2.c. (2): *All driveways along the major thoroughfares shall have a property line offset of 75' measured at the curb line, however, driveways shall comply with (1) above and be at least 230 feet from the intersecting street when the lot has sufficient frontage to meet the requirement.*

Description: The applicant seeks relief from the minimum side property line offset for the driveway to serve the proposed project.

Justification: This proposed project involves two parcels being used for the construction of the car wash. Two individual driveways are being removed and a new driveway will be installed in a new location. An existing transmission power pole is also located midway between the two outer property lines of the two parcels. The location of this pole will not allow for the new driveway to be constructed in a location that would allow for compliance with this standard. Moving the location of the driveway to the south to meet the requirement would put the driveway in conflict the transmission pole. Furthermore, TRC staff supported the proposed location of the driveway. The prosed driveway is shown in the best available location.

Please contact me at richard.christensen@wilmingtonnc.gov if you have any questions.

Sincerely,

Richard Christensen, PE
Project Engineer

cc: David Cowell PE, City Engineer, City of Wilmington
Bill McDow, Transportation Planning, City of Wilmington
Megan Crowe, Associate Planner, City of Wilmington



Duke Energy
8645 Trade Street
Leland, NC 28451
910-772-4903
Bill.wilder@duke-energy.com

May 29, 2018

Freeland & Kauffman, Inc.
Attn: Louis Sanders
209 West Stone Ave
Greenville, SC 29609
LSanders@fk-inc.com
864-672-3422

Re: Duke Energy Transmission Line Right-of-Way Plan Review Conditional Approval
Project: AAA Car Wash, Wilmington NC (3430 South College Road, Wilmington NC)
Line: Barnard's Creek – Wilmington Corning Sw. Sta. 230kV Line, Structure 114B area, OL316

Dear Louis,

This office has reviewed the proposed "AAA Car Wash", plans (attached separately via email) and referred to herein as Attachment "A". We find the plans as shown on the referenced drawings to be acceptable and in compliance with the attached transmission right-of-way guidelines and restrictions. Therefore Duke Energy Transmission ("DET") approves the referenced plans, insofar as its transmission easement rights are concerned, subject to the conditions detailed below. If this project construction has not commenced by a period of 12 months from the date of this letter, this approval by DET shall expire, and additional plan review will be required by DET at that time.

In summary, the following details DET's comments:

- No stockpiling or storage of materials, dirt, or equipment of any kind is permitted within the DET easement area, nor may any combustible materials be placed within the easement area.
- Contractors operating any and all equipment should be instructed not to operate within 25' of the poles, towers, or other electrical structures including guy anchors. All slopes shall be 4:1 or less. No spoil dirt is to be placed within the rights-of-way limits unless previously approved by DET.
- Any proposed easements must not cross closer than 25' to DET's electrical structures including, but not limited to poles, towers, and guy anchors.
- All underground facilities, such as, but not limited to, storm water pipes and domestic water line pipes, must be capable of a heavy equipment load bearing weight of 80,000 lbs. DET will not be responsible for damages to these installed facilities.
- Any damage to the transmission line or its associated structures, related to this project, and/or claims due to the damage, is the responsibility of the developer/owner.
- We have not reviewed, and therefore have not approved, any plans other than Attachment A. DET restrictions prohibit trees that exceed 12' at maturity or lights that exceed 12' within the rights-of-way limits, and neither may be within the wire zone. Vegetation that exceeds 12' in height is subject to removal by DER. Additionally, irrigation systems and signs are not permitted.
- This approval by DET is subject to the paramount right of DET at all times to make use of its entire easement area for the construction, maintenance, reconstruction, and operation of electric lines.

- This letter only addresses issues related to DET's transmission line easement. Additional easements, approvals, or permits from the underlying property owner(s) or other applicable agencies may be required in order for you to proceed with this project .

DET also offers these additional comments to ensure that other potential conflicts are not created during or after construction:

- If there are design changes to any drawings that involve the transmission right-of-way, DET requires a review of the changes for compliance with the rights-of-way guidelines.
- Proper clearances must be maintained at all times. If any transmission line modification by DET is required to maintain proper clearances, the cost will be the responsibility of the developer/owner. Any such line modifications must be approved and scheduled, through DET well in advance of the project start date.
- All current and future property owners are required to adhere to the most current version of the DET transmission right-of-way guidelines and restrictions. (attached separately via email)
- DET heavy equipment access must not be restricted during construction of this project due to grading or any other activity.
- Please contact me prior to the start of this project to attend any pre-construction meetings.

In not objecting to the use of the rights-of-way for use as shown on the drawings, DET is not relinquishing the right to control and maintain the rights-of-way as specified in the recorded easement documents. Any damages to the transmission lines or its associated structures, and claims caused by the damage, is the responsibility of the developer/contractor/owner. It is the responsibility of the developer/contractor/owner to ensure that all work performed in the proximity of the transmission lines complies with all applicable laws and regulations, including but not limited to the National Electric Safety Code ("**NESC**"), the Overhead High-Voltage Line Safety Act ("**OHVLSA**"), and the Occupational Safety and Health Act ("**OSHA**"), and that all persons working near the electric power lines are made aware of the inherent safety hazards associated with these lines.

Please note that this approval is based in part on the accuracy of the information you have supplied on the site plans (Attachment A). You are responsible for indicating the correct location of the DET right of way and its associated electrical structures along with the correct width of the DET rights-of-way limits.

Thank you for the opportunity to work with you on this project. If you have any questions, please feel free to contact me at 910-772-4903.

Sincerely,



Bill Wilder
Asset Protection Specialist II
Transmission Right of Way

Attachments: Attachment "A" - Site Plans
Duke Energy Transmission Right-of-Way Guidelines & Restrictions
Duke Energy "Look Up & Live" Brochure

Cc: Jacob Garner Duke Energy

Jason Paradis

Duke Energy

Barry T. Simmons, PE
Tsimmons@fk-inc.com

Freeland & Kauffman, Inc.

Megan Crowe
Megan.crowe@wilmingtonnc.gov

City of Wilmington – Planning

Attachment "A"

The following applicable plans with regard to the Duke Energy TRANSMISSION LINE Right of Way were reviewed in this approval. This approval is solely that of Duke Energy TRANSMISSION and separate approval may be required by others including Duke Energy DISTRIBUTION, property owners, regulatory agencies, ect.

Plan sheet as follows all being dated 5/24/2018 and provided under NC License Engineering seal of Barry T. Simmons, PE (NC License #033322).

Sheet 4, Site Plan
Sheet 9, Grading Plan
Sheet 15, SWPPP Phase 2
Sheet 21, Utility Plan
Sheet 24, Landscape Plan